

018.0

0002

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

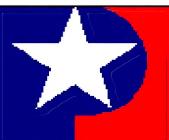
744,500 / 744,500

USE VALUE:

744,500 / 744,500

ASSESSED:

744,500 / 744,500


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
169		LAKE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MEDEIROS CARMEN P/TRS	
Owner 2: CARMEN P MEDEIROS TRUST	
Owner 3:	

Street 1: 169 LAKE ST

Street 2:

Twn/City: ARLINGTON

StProv: MA Cntry: Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: MEDEIROS CARMEN P -

Owner 2: -

Street 1: 169 LAKE ST

Twn/City: ARLINGTON

StProv: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains 5,700 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1935, having primarily Wood Shingle Exterior and 1938 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt	3	22
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5700		Sq. Ft.	Site		0	80.	0.93	1			Med. Tr	-10					425,519						425,500	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		5700.000	319,000		425,500	744,500			12505
							GIS Ref		
							GIS Ref		
							Insp Date		
							03/06/18		

Source: Market Adj Cost Total Value per SQ unit /Card: 384.16 /Parcel: 384.1

Entered Lot Size

Total Land:

Land Unit Type:

!1498!

USER DEFINED

Prior Id # 1:	12505
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
PRINT Date	Time
12/10/20	17:04:58
LAST REV Date	Time
12/01/20	10:22:55
jorourke	
1498	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID 018.0-0002-0006.0

Tax Yr Use Cat Bldg Value Yrd Items Land Size Land Value Total Value Asses'd Value Notes Date

2020	101	FV	319,100	0	5,700.	425,500	744,600	744,600	Year End Roll	12/18/2019
2019	101	FV	243,600	0	5,700.	452,100	695,700	695,700	Year End Roll	1/3/2019
2018	101	FV	243,600	0	5,700.	329,800	573,400	573,400	Year End Roll	12/20/2017
2017	101	FV	243,600	0	5,700.	287,200	530,800	530,800	Year End Roll	1/3/2017
2016	101	FV	243,600	0	5,700.	244,700	488,300	488,300	Year End	1/4/2016
2015	101	FV	234,000	0	5,700.	239,400	473,400	473,400	Year End Roll	12/11/2014
2014	101	FV	234,000	0	5,700.	196,800	430,800	430,800	Year End Roll	12/16/2013
2013	101	FV	234,000	0	5,700.	187,200	421,200	421,200		12/13/2012

Grantor Legal Ref Type Date Sale Code Sale Price V Tst Verif Notes

MEDEIROS CARMEN	1367-108		4/28/2009	Family	100	No	No	
MEDEIROS CARMEN	1367-107		4/28/2009	Family	100	No	No	
MEDEIROS CARMEN	1240-176		8/6/2001	Family	1	No	No	
MEDEIROS CARMEN	1122-11		1/19/1994		1	No	No	A

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date Result By Name

3/6/2018 MEAS&NOTICE BS Barbara S

4/2/2009 Meas/Inspect 163 PATRIOT

4/29/2000 Inspected 243 PATRIOT

9/29/1999 Mailer Sent

9/29/1999 Measured 243 PATRIOT

10/1/1981 MM Mary M

Sign: VERIFICATION OF VISIT NOT DATA _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 05 - Garrison	Sty Ht: 2 - 2 Story	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath:	Rating:	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath: 1	Rating: Average	A HBth:	Rating:		
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	Sec Wall: 8 - Brick Veneer	15%	OthrFix:	Rating:	OTHER FEATURES	RESIDENTIAL GRID									
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: WHITE	View / Desir:	Kits: 1	Rating: Average	A Kits:	Rating:	Fapl: 1	Rating: Average	WSFlue: 1	Rating: Average	1st Res Grid Desc: Line 1	# Units: 1	Level FY LR DR D K FR RR BR FB HB L O			
GENERAL INFORMATION				CONDOS INFORMATION				Other	Upper	Lvl 2	Lvl 1						
Grade: C+ - Average (+)	Year Blt: 1935	Eff Yr Blt:	Alt LUC:	Alt %:	Totals	RMs: 6	BRs: 3	Baths: 1	HB 1								
Jurisdct:	Fact: .	Const Mod:	Lump Sum Adj:	Location:	Floor:	% Own:	Name:	REMODELING	RES BREAKDOWN								
INTERIOR INFORMATION				DEPRECIATION				Exterior:	No Unit	RMS	BRS	FL					
Avg Ht/FL: STD	Prim Int Wall: 2 - Plaster	Sec Int Wall:	Partition: T - Typical	Phys Cond: AV - Average	Functional:	Economic:	Special:	Interior:	1	6	3						
Sec Int Wall:	Override:	Total: 31 %		Override:	Additions:	Kitchen:	Baths:										
Bsmnt Flr: 5 - Lino/Vinyl	Subfloor:	Bsmnt Gar:	Electric: 3 - Typical	Basic \$ / SQ: 135.00	Size Adj.: 1.31539917	Const Adj.: 0.99425417	Adj \$ / SQ: 176.559	Other Features: 77680	Grade Factor: 1.10	NBHD Inf: 1.00000000	NBHD Mod:	WtAv\$/SQ:	AvRate:	Ind.Val:			
Insulation: 2 - Typical	Int vs Ext: S	Heat Fuel: 2 - Gas	Heat Type: 1 - Forced H/Air	LUC Factor: 1.00	Adj Total: 462347	Depreciation: 143327	Depreciated Total: 319019	Juris. Factor:	Before Depr:	194.21							
# Heat Sys: 1	% Heated: 100	Solar HW: NO	% Com Wall:	% AC: 100	Central Vac: NO	% Sprinkled:	PARCEL ID: 018-0-0002-0006.0	Special Features: 0	Val/Su Net:	114.42	Final Total: 319000	Val/Su SzAd:	202.15	Net Sketched Area: 2,788	Total: 342,635	SUB AREA	SUB AREA DETAIL
MOBILE HOME				Make:	Model:	Serial #:	Year:	Color:									
SPEC FEATURES/YARD ITEMS																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N Total Yard Items: Total Special Features: Total:																	
AssessPro Patriot Properties, Inc																	
